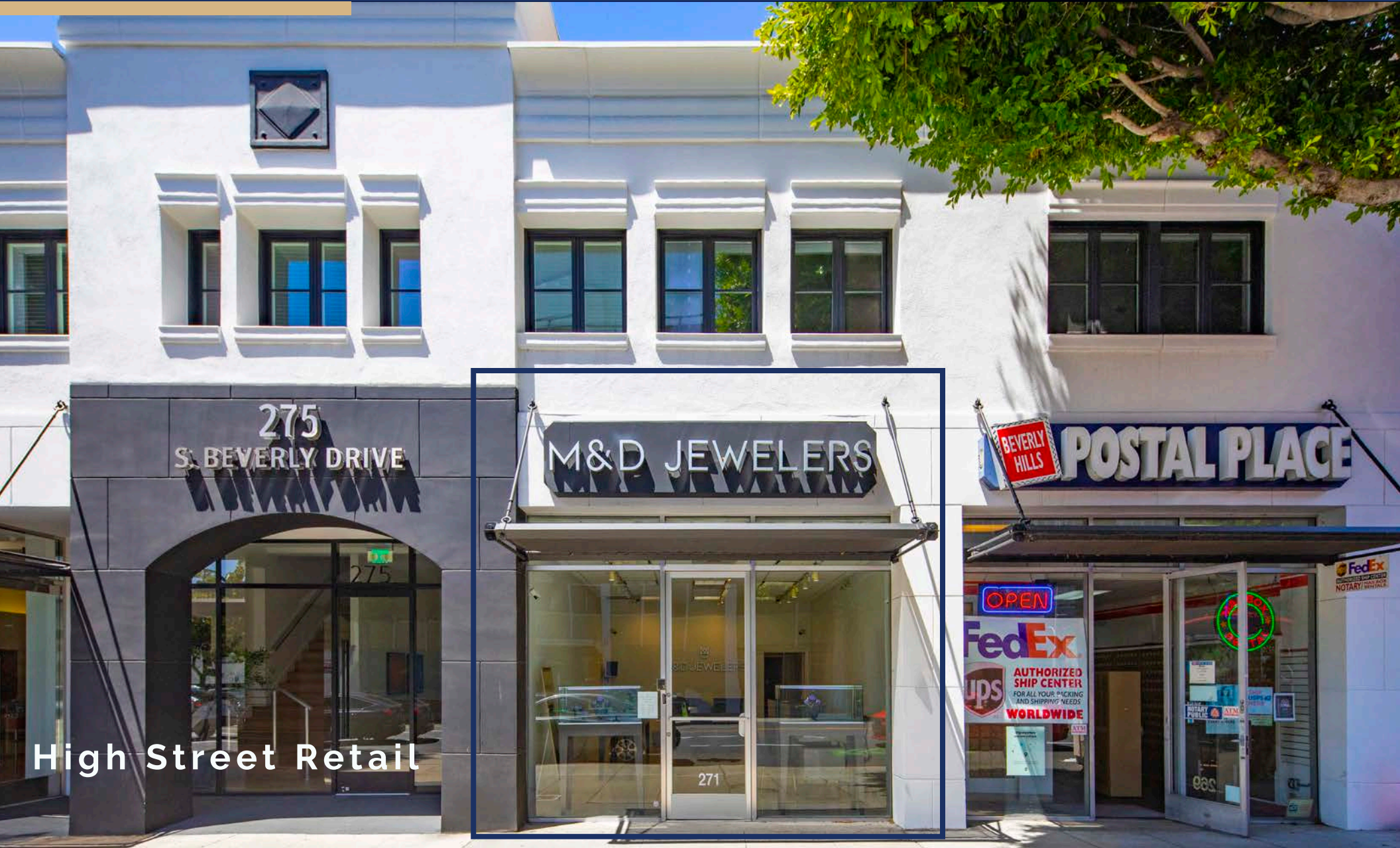


# 271 South Beverly Dr

BEVERLY HILLS, CA 90212

**CBRE**

FOR SUBLEASE



275  
S. BEVERLY DRIVE

M&D JEWELERS

BEVERLY HILLS  
POSTAL PLACE

High Street Retail

271

OPEN  
FedEx  
UPS  
AUTHORIZED  
SHIP CENTER  
FOR ALL YOUR PACKING  
AND SHIPPING NEEDS  
WORLDWIDE

FedEx  
AUTHORIZED  
NOTARY SERVICE

# WELCOME

## TO BEVERLY HILLS

271 S Beverly Drive offers a luxury leasing opportunity in the heart of the Beverly Hills Triangle, just steps from Rodeo Drive and surrounded by world-class dining and retail. Located along South Beverly Drive—one of the city's most active and desirable shopping streets—the property benefits from exceptional visibility, affluent foot traffic, and a refined streetscape defined by lush landscaping and polished storefronts, providing an ideal platform for premier brands seeking a prestigious Beverly Hills presence.



**\$2.1+B**

CONSUMER SPENDING



**\$740,771**

AVG. HH NET WORTH



**227,583**

DAYTIME POPULATION



**11,000**

LOCAL BUSINESS

# PROPERTY FEATURES

This modern and updated retail space offers an exceptional opportunity for a brand seeking a high profile opportunity in a highly sought after location with natural light, signage potential, and strong cotenancy on the block.



**TOTAL AVAILABLE:**  
±1,086 SF



**AVAILABLE IN 30 DAYS**  
Through May 2027



**\$10 PER  
SQUARE FOOT,  
PER MONTH**  
(Modified Gross)



**24,000 VEHICLES PER DAY**  
(S Beverly Dr)



**HIGH FOOT  
TRAFFIC**



**EXCELLENT  
SIGNAGE**

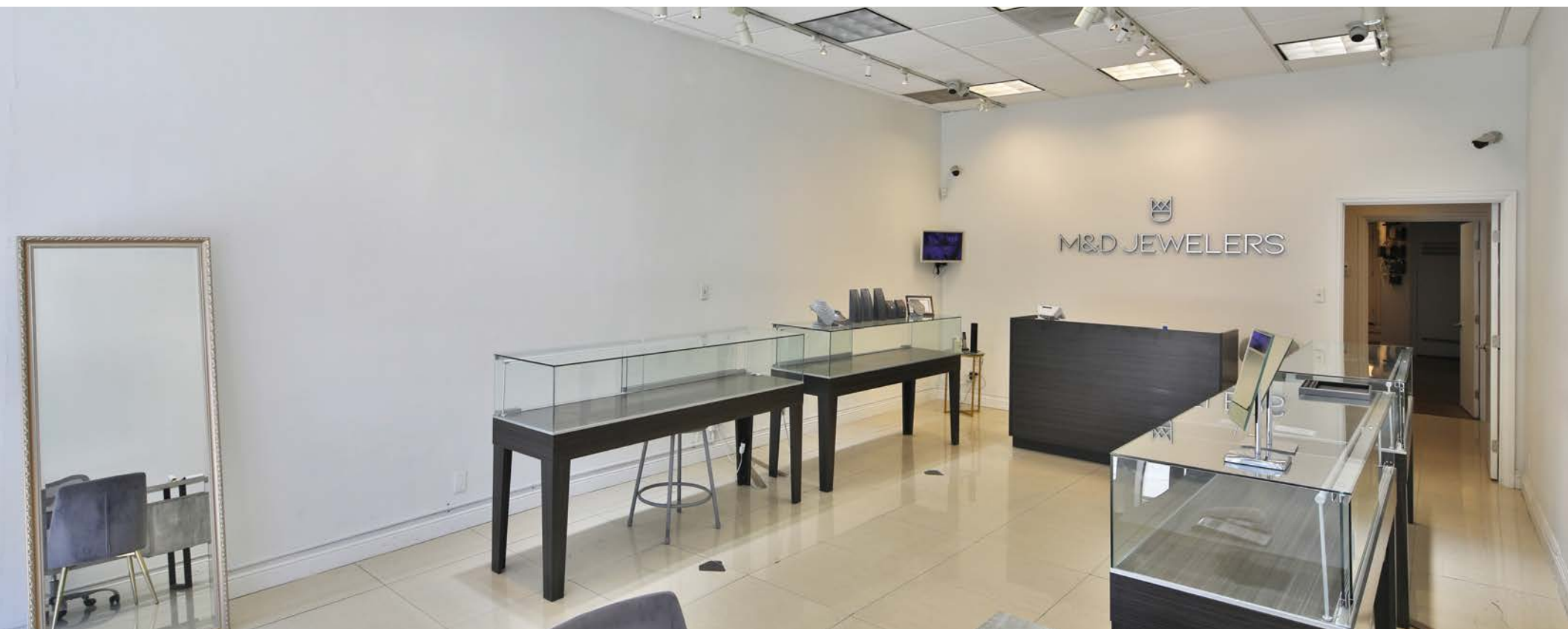


**HIGH  
VISIBILITY**



**AMPLE  
METERED  
PARKING  
NEARBY**







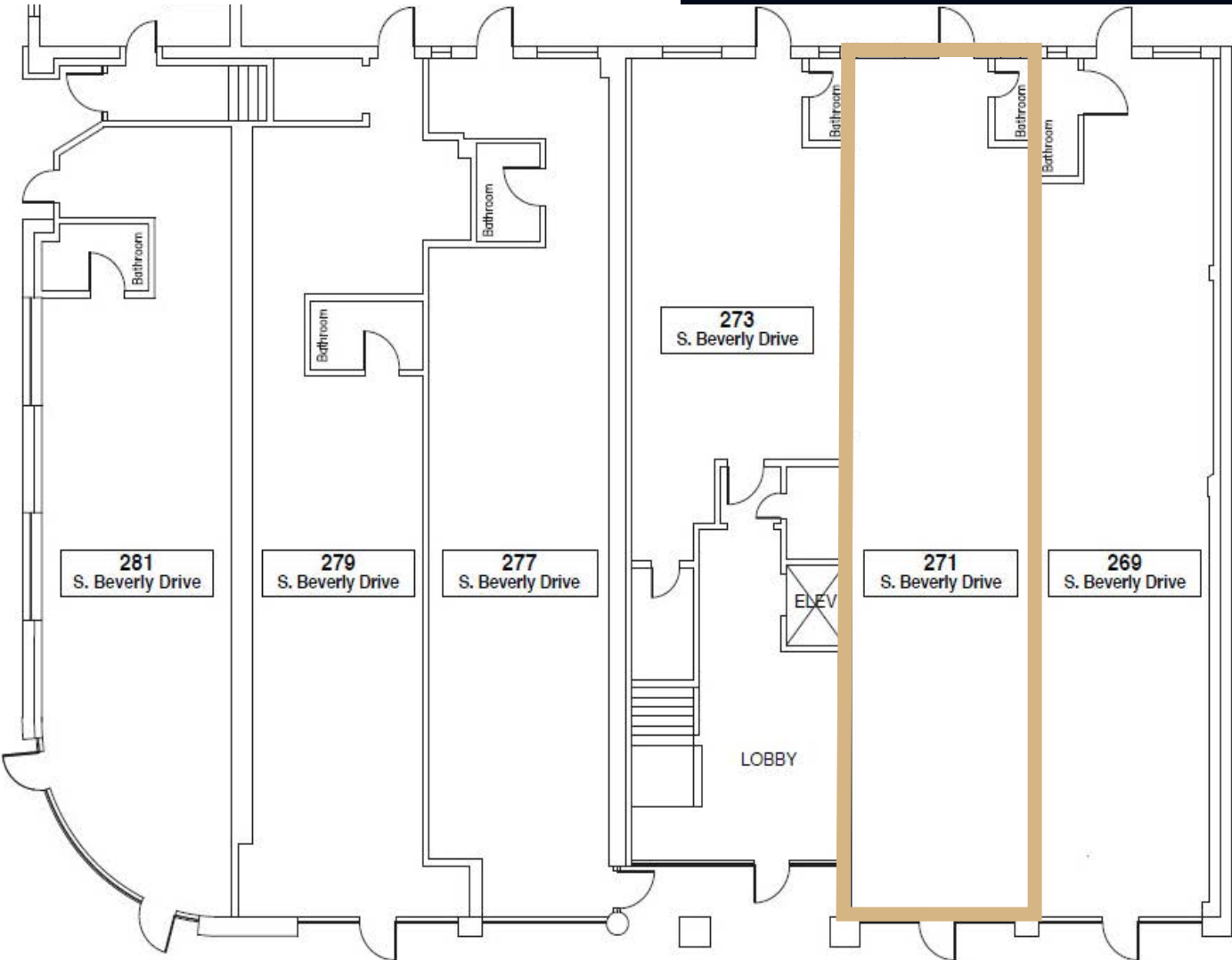
EXIT

271

271

# FLOOR PLAN

±1,083 SF  
AVAILABLE



-----N BEVERLY DRIVE-----

# Nearby Tenants



Wilshire Blvd

- 9454 BH Plastic Surgery
- 118 The Honor Bar
- 122 South Beverly Grill
- 130 Levain
- 132 Blue Bottle Coffee
- 134 Available
- 136 Pellequr Spa
- 138 Anarbagh Indian
- 140 Engel & Volkers
- 142 Parking
- 144 Office
- 148 Elite Property
- 150 Piccolo Paradiso
- 156 Bao Foot Spa
- 158 Bravo Michal Avital
- 160 Second Time Around Watch Co
- 162 Leased
- 168 Jimmy John's

Charleville Blvd

- 200 BVRLY
- 202 Starbucks
- 202 1/2 Ragg Tattoo
- 204 Office
- 206 Parakeet
- 208 Black Orchid Floral
- 210 Daleno Décor
- 212 Borekas (coming soon)
- 214 Sweet Lady Jane
- 216 Parking Lot and BH Newstand
- 224-226 Leased
- 228 Office
- 230 JustDesi Jewelry
- 232 Available
- 234 Artem K Salon
- 236 Frida Mexican Cuisine
- 239 LeSwim
- 238 1/2 Cali Jewelers
- 240a Pinkberry
- 240b Mulberry Street Pizzeria
- 242 California Pita & Grill
- 244 Chipotle
- 250a Available
- 250b Fresh Brothers
- 252 Cherry Creek Watch
- 252 Castanea Sicilian Café
- 258 La Reve
- 258 Office
- 262 Amo Coffee
- 262 Beverly Hills Bagel
- 266 Available
- 268 Ingrid Whitman
- 280 Office

Gregory Way

- 300 Milant Pharmacy/ Office
- 308 Beverlizz Cafe
- 310S Dry Cleaners
- 310 Salon Samir
- 312 Post Office
- 314 XIV Karats
- 324 Gracie Jui Jitsu
- 324 UPS Store
- 326 Tasty Thai House
- 326 Hilo Sushi
- 328 Available
- 332 Closet Factory
- 350 First Citizens Bank

Olympic Blvd

S Beverly Drive

S Beverly Drive

Wilshire Blvd

- Union Bank 9460
- Available 139
- Tomoko Spa 141
- Chaumont Bakery & Café 145
- Vacant 147
- Casa Tus (coming soon)-157
- The Souferian Group 159
- LBS Parking Lot 171
- WAFD Bank 175
- Law Office 177
- Auntie Barbara's General Store 179
- Palatial Nail Salon 181
- Spes Ultima Dea 187
- Available 189
- Sam's Bagels 191
- Planet Smoothie/Total Body Nutrition 193
- Sweetfin 195
- Beverly Hills Bikini Shop 199

- Kreation 9465
- Aharon Coffee 9467

Charleville Blvd

- Jewelrette & Company 201
- Luxury Jewels of Beverly Hills 203
- Nosh Nail Salon 203.5
- Office 205
- California Pizza Kitchen 207
- Babylist 211
- Sugared + + Bronzed 217
- Melange Salon 219
- Chubby Curry 225
- Available 227
- Claire Couture 229
- Planet Beauty 231
- Layla Bagels 233c
- Philz Coffee 233b
- Color Me Mine 233a
- Matu 239
- Bellacures 241
- Joseph Goodman DDS 241 1/2
- Flour Pizza (coming soon) 243
- Leased 245
- Rumi Antiques BH 249
- Rumi Jewelry BH 251
- Van Leeuwen 253
- Brothers Sushi (coming soon) 255
- Beverly Hills Cookies 255.5
- Beverly Hills Jewelers 257
- Malibu Clothes 259
- Office 261
- Urth Caffé 267
- Postal Palace Mailbox 269
- M&D Jewelry 271
- Office 275
- Optometric Cafe 277
- Jersey's Mike's 279
- Burger Lounge 281

- 9464 Neighborhood Cafe
- 9466 Pampadour

- Blown Away 9463
- Salon 9463

Gregory Way

- Available 315
- Office 333
- Office 337
- Office 321

Pavillions 9647

Olympic Blvd



# 271 S Beverly Drive

FOR SUBLEASE

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